

**RESOLUTION
THE REGIONAL PLANNING COMMISSION
COUNTY OF LOS ANGELES**

WHEREAS, the Regional Planning Commission of the County of Los Angeles has conducted a public hearing on August 25, 2010 and September 22, 2010 and discussed: adopting a comprehensive update of the Hacienda Heights Community Plan; amending Title 22 (Planning and Zoning) of the Los Angeles County Code to ensure that zoning of all parcels within the plan area are consistent with the land use categories designated in the plan update; and, approving a Mitigated Negative Declaration for the plan update; and

WHEREAS, the Commission finds as follows:

1. In January 2005, Los Angeles County Supervisor Don Knabe (Fourth District) initiated a community visioning process in Hacienda Heights and hired consultants to explore community priorities for spending approximately \$21 million in anticipated funds from the “tipping fees” associated with the most recent expansion of the Puente Hills Landfill, located in Hacienda Heights; and
2. Over approximately two years, the consultants held small meetings in the community, conducted stakeholder interviews, and prepared The Hacienda Heights Community Planning Framework Report, which recommended an update of the Community Plan as an appropriate next step in the community planning process; and
3. The Los Angeles County Department of Regional Planning (DRP) Community Studies I Section began work on the Hacienda Heights Community Plan Update (HHCPU) in January 2007, and the HHCPU program launched with a community-wide meeting in June 2007; and
4. The DRP developed a new community-based planning approach that put residents at the center of the long-range planning process, whereby DRP planners worked side-by-side with residents to define their shared vision of the future and develop a comprehensive plan to achieve that vision; and
5. The Hacienda Heights Community Plan Update (the Plan) is a comprehensive community plan developed by the DRP in partnership with the residents of Hacienda Heights; and
6. Once adopted, the Plan will replace the existing Hacienda Heights Community General Plan, which was adopted in 1978 and prepared by the Hacienda Heights Planning Advisory Committee in conjunction with DRP; and

7. The adopted plan, which has not been updated, contains community-wide goals and specific policies pertaining to land use, circulation, scenic highways, environmental resource management, housing, and noise; and
8. The reasons for updating the plan are to: reflect the community's vision of the future of Hacienda Heights; more accurately capture the current composition of the community; reflect changes that have taken place in the community since the original plan was adopted; and, proactively anticipate community needs in the future; and
9. In total, 15 community outreach events were held between 2007 and 2009 to gain community input and direction, which resulted in the preliminary draft plan; and
10. Through inter-agency and multi-disciplinary collaboration, the preliminary draft materials were revised and refined, which resulted in the final draft materials; and
11. The Plan contains 7 sections: (1) Introduction; (2) Land Use; (3) Goals and Policies; (4) Implementing the Community Plan; (5) Implementing the Mitigation Monitoring Plan; (6) Conclusion; and, (7) Glossary; and
12. The Land Use Element includes the Land Use Map and utilizes the 2008 Draft General Plan's new uniform Land Use legend (revised in February 2010); and
13. The Land Use Section of the Community Plan: identifies specific land use designations for each parcel in the community; provides detailed descriptions of what is allowed in each designated category; and, discusses zones that are compatible with each land use designation, as reflected on the Land Use Policy Map; and
14. The Land Use Policy Map is based on a comprehensive land use analysis that explored: existing conditions, such as density and environmental constraints; projected population and housing needs; transit availability; the community's vision for growth and sustainability; and, other long-term plans from regional and neighboring jurisdictions; and
15. The Plan's goals articulate the specific end states that the community envisions, and the policies describe the actions that must be taken to realize the goals; and
16. The goals and policies are based on community priorities and organized according to the issue-specific elements utilized in the Los Angeles County General Plan, and elements not covered in the Community Plan are addressed in the General Plan; and
17. The Plan includes additional elements to address community priorities with more specificity than found in the General Plan; and

18. The Plan elements are: Land Use; Appearance; Mobility; Housing; Conservation; Open Space and Recreation; Health and Safety; and, Public Services and Facilities; and
19. The goals and policies include several additional areas not covered by the 1978 Community General Plan, such as improved maintenance and appearance of aging structures and facilities, preservation of remaining undeveloped areas, sustainable and efficient future development, and services and facilities to meet the needs of community's diverse population; and
20. The goals and policies reflect the community's long term vision for addressing community-specific issues over the next 20 to 30 years; and
21. The Plan's implementation section organizes a series of implementation actions in a comprehensive timeline based on community priorities and identifies the entities that are responsible for implementation including relevant contact information; and
22. The Plan's mitigation monitoring section delineates specific mitigations for future development projects, as described in the Initial Study attached to the project, to reduce potential impacts on the environment associated with those projects to less than significant levels with project mitigation; and
23. Zone changes are proposed concurrent with Plan adoption to bring all zoning into consistency with the updated land use categories designated in the Plan, As required by Section 65860 of the California Government Code; and
24. Zone changes are proposed in the recommended Ordinance Change and zoning map for all parcels that would be inconsistent with the Plan's proposed land use map, which represent approximately 21% of all parcels; and
25. The Initial Study attached to the project found that there is no substantial evidence, in light of the whole record before your Board, that the adoption of the proposed plan and ordinance will have a significant effect on the environment with mitigation; and
26. A Mitigated Negative Declaration was prepared in accordance with Section 15070 of the California Environmental Quality Act guidelines; and
27. Copies of the proposed Mitigated Negative Declaration were transmitted to the County Clerk and County Library in Hacienda Heights, as well as the Fourth District Field Office in Rowland Heights and the Steinmetz Senior Center in Hacienda Heights, for public review; and

28. Public notice in the form of a legal ad was published in the *San Gabriel Valley Tribune*, a newspaper of general circulation, on July 22, 2010, pursuant to Public Resources Code Section 21092; and
29. A post-card notice was mailed to every address within Hacienda Heights, including property owners and renters, on July 20, 2010; and
30. During the public comment period, staff received written comments from a total of 15 agencies (local, regional and state) and 10 members of the public expressing both support of and recommendations to improve the draft materials; and
31. At the close of the public comment period, staff received notification from the Governor's Office of Planning and Research confirming that California Environmental Quality Act (CEQA) requirements have been met; and
32. Upon receipt, comments were addressed in subsequent revisions of draft materials, which were posted on the project website at <http://planning.lacounty.gov/hacienda>; and
33. Where requested, staff provided written responses to comments; and
34. The proposed Plan and Zone Change Ordinance promote Goal One of the County's Strategic Plan pertaining to "Operational Effectiveness" by ensuring certainty for property owners and eliminating potential regulatory burdens associated with inconsistent zoning and land use; and
35. The proposed Plan and Zone Change Ordinance promote Goal Three of the County's Strategic Plan pertaining to "Community and Municipal Services" by identifying the community's long-term vision and needs, and establishing a framework of goals, policies, implementation strategies, and land uses to meet those needs; and
36. The proposed Plan and Zone Change Ordinance are consistent with the purpose, intent and provisions of the Los Angeles County General Plan; and
37. The Regional Planning Commission conducted an initial public hearing regarding the proposed Community Plan and Zone Change ordinance on August 25, 2010 in the community, and a second public hearing on September 22, 2010 in the Hearing Room at the Hall of Records; and
38. At the initial public hearing, 110 people attended and the Commission heard testimony from four individuals, including support and concern; and
39. At the second public hearing, the Commission heard testimony from one individual, the President of the Hacienda Heights Improvement Association, in support of the Plan and the process by which it was developed; and

40. At the second public hearing, the Commission voted unanimously (4 to 0 with Commissioner Valadez absent) to close the public hearing and recommended a public hearing by your Board to consider approval and adoption of the proposed Plan, Ordinance Change, and Mitigated Negative Declaration prepared for the project.

WHEREAS, the Regional Planning Commission, having considered all materials, file information, the mitigated negative declaration, all State and public comments and reports from the staff, does make the following findings:

1. The proposed Community Plan is intended to convey the community's vision of the future of Hacienda Heights, update land use designations, offer guidance on implementation, and document the Plan development process; and
2. The associated Ordinance Change is intended to bring all parcels within the unincorporated area of Hacienda Heights into consistency with the updated land use categories designation in the Plan; and
3. The Mitigated Negative Declaration was prepared, reviewed and circulated pursuant to the provisions of the County Code and the California Environmental Quality Act (CEQA) and reflects the independent judgment and analysis of the County; and, the project has no potential to cause significant impacts to the environment with mitigation.

THEREFORE BE IT RESOLVED, that the Regional Planning Commission recommends to the Board of Supervisors of the County of Los Angeles as follows:

1. That the Board hold a public hearing to consider, approve and adopt the Hacienda Heights Community Plan, as recommended by the Commission, and determine that the Plan is compatible with and supportive of the goals and policies of the Los Angeles County General Plan; and
2. That the Board consider, approve and adopt the proposed amendments to Title 22 (Planning and Zoning) of the Los Angeles County Code; and
3. That the Board consider and approve the Mitigated Negative Declaration prepared for the project and find that the proposed amendments will not have a significant effect on the environment with mitigation.

I hereby certify that the foregoing resolution was adopted by a majority of the voting members of the Regional Planning Commission in the County of Los Angeles on October 6, 2010.

ROSIE RUIZ, Secretary
County of Los Angeles
Regional Planning Commission

APPROVED AS TO FORM:
OFFICE OF THE COUNTY COUNSEL

By _____
ELAINE LEMKE
Principal Deputy County Counsel